

In re:
Joseph J. Siano
DebtorCase No. 14-19729-mdc
Chapter 13

CERTIFICATE OF NOTICE

District/off: 0313-2

User: Stacey
Form ID: pdf900Page 1 of 2
Total Noticed: 7

Date Rcvd: Jul 11, 2019

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Jul 13, 2019.

db +Joseph J. Siano, 262 Leedom Way, Newtown, PA 18940-2334
 cr +Liberty Square Condominium Association, 975 Easton Road, Suite 102, Warrington, PA 18976-1858
 NONE +Newtown Station Condominium Association, c/o Stefan Richter, Esquire, 107 E. Oakland Ave, Doylestown, PA 18901-4610

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.

smg E-mail/Text: megan.harper@phila.gov Jul 12 2019 11:05:30 City of Philadelphia, City of Philadelphia Law Dept., Tax Unit/Bankruptcy Dept, 1515 Arch Street 15th Floor, Philadelphia, PA 19102-1595
 smg E-mail/Text: RVSVCBICNOTICE1@state.pa.us Jul 12 2019 11:05:07 Pennsylvania Department of Revenue, Bankruptcy Division, P.O. Box 280946, Harrisburg, PA 17128-0946
 smg +E-mail/Text: usapae.bankruptcynotices@usdoj.gov Jul 12 2019 11:05:27 U.S. Attorney Office, c/o Virginia Powel, Esq., Room 1250, 615 Chestnut Street, Philadelphia, PA 19106-4404
 cr E-mail/PDF: gecsed@recoverycorp.com Jul 12 2019 03:02:02 Synchrony Bank, c/o Recovery Management Systems Corporat, 25 SE 2nd Avenue, Suite 1120, Miami, FL 33131-1605

TOTAL: 4

***** BYPASSED RECIPIENTS *****

NONE.

TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.
 USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Jul 13, 2019

Signature: /s/Joseph Speetjens

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on July 11, 2019 at the address(es) listed below:

ANDREW M. LUBIN on behalf of Creditor Wells Fargo Bank, NA, as Trustee, on behalf of the holders of Structured Asset Mortgage Investments II, Inc., Bear Stearns Mortgage Funding, Trust 2007-AR4 alubin@milsteadlaw.com, bkecf@milsteadlaw.com
 CAROL B. MCCULLOUGH on behalf of Debtor Joseph J. Siano mccullougheisenberg@gmail.com, cbmcullough64@gmail.com
 MATTHEW SAMUEL WEINER on behalf of Creditor Wells Fargo Bank, NA, as Trustee, on behalf of the holders of Structured Asset Mortgage Investments II, Inc., Bear Stearns Mortgage Funding, Trust 2007-AR4, Mortgage Pass Through Certificates, Series bkgroup@kmllawgroup.com
 MATTHEW CHRISTIAN WALDT on behalf of Creditor Select Portfolio Servicing, Inc. as servicing agent for Wells Fargo Bank, NA mwaldt@milsteadlaw.com, bkecf@milsteadlaw.com
 MATTHEW CHRISTIAN WALDT on behalf of Creditor SELECT PORTFOLIO SERVICING, INC. mwaldt@milsteadlaw.com, bkecf@milsteadlaw.com
 MATTHEW CHRISTIAN WALDT on behalf of Creditor The Bank of New York Mellon, as Trustee mwaldt@milsteadlaw.com, bkecf@milsteadlaw.com
 MATTHEW CHRISTIAN WALDT on behalf of Creditor Wells Fargo Bank, NA, as Trustee, on behalf of the holders of Structured Asset Mortgage Investments II, Inc., Bear Stearns Mortgage Funding, Trust 2007-AR4, Mortgage Pass Through Certificates, Series mwaldt@milsteadlaw.com, bkecf@milsteadlaw.com
 MATTHEW CHRISTIAN WALDT on behalf of Creditor Wells Fargo Bank, NA, as Trustee, on behalf of the holders of Structured Asset Mortgage Investments II, Inc., Bear Stearns Mortgage Funding, Trust 2007-AR4, Mortgage Pass Through Certificates, Series mwaldt@milsteadlaw.com, bkecf@milsteadlaw.com
 STEFAN RICHTER on behalf of Newtown Station Condominium Association srichter@clemonslaw.com
 STEFAN RICHTER on behalf of Creditor Liberty Square Condominium Association srichter@clemonslaw.com
 United States Trustee USTPRegion03.PH.ECF@usdoj.gov

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Page 2 of 2
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The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email)
system (continued)

WILLIAM C. MILLER on behalf of Trustee WILLIAM C. MILLER, Esq. ecfemails@phl13trustee.com,
philaecf@gmail.com
WILLIAM C. MILLER, Esq. ecfemails@phl13trustee.com, philaecf@gmail.com

TOTAL: 13

IN THE UNITED STATES BANKRUPTCY COURT FOR
THE EASTERN DISTRICT OF PENNSYLVANIA

IN RE:

Joseph J. Siano,

Debtor.

Select Portfolio Servicing, Inc. as servicing agent for Wells Fargo Bank, NA, as Trustee, on behalf of the holders of Structured Asset Mortgage Investments II, Inc., Bear Stearns Mortgage Funding, Trust 2007-AR4, Mortgage Pass Through Certificates, Series 2007-AR4, Movant,

vs.

Joseph J. Siano,

Debtors / Respondents,

and

William C. Miller,

Trustee / Respondent.

Chapter 13

Case No.: 14-19729-mdc

ORDER GRANTING RELIEF FROM §362 AUTOMATIC STAY

AND NOW, this 11th day of July, 2019, it is hereby

ORDERED that Select Portfolio Servicing, Inc. as servicing agent for Wells Fargo Bank, NA, as Trustee, on behalf of the holders of Structured Asset Mortgage Investments II, Inc., Bear Stearns Mortgage Funding, Trust 2007-AR4, Mortgage Pass Through Certificates, Series 2007-AR4 is hereby granted relief from the automatic stay provided for by 11 U.S.C. §362 as to Debtor, Joseph J. Siano, to permit Movant, its successors or assigns, to take any and all action necessary to enforce its rights as determined by state and/or other applicable law with regard to the real property known as and located at 447E Penn Street, Newtown, PA 18940;

ORDERED that Movant shall be permitted to communicate with the Debtor, and Debtor's counsel to the extent necessary to comply with applicable non-bankruptcy law; and it is further

ORDERED that this Order is binding and effective despite any conversion of this bankruptcy case to a case under any other chapter of Title 11 of the United States Code;

BY THE COURT:



MAGDELENE D. COLEMAN
CHIEF UNITED STATES BANKRUPTCY JUDGE

cc: Andrew M. Lubin, Esquire
Carol B. McCullough, Esquire
William C. Miller, Trustee
Joseph J. Siano